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New Instruction

15 Sloane Square

London SW1

Grade A Offices with Two Terraces to Let



2,146 SQ FT (199.37 SQ M) APPROX WITH TWO ADDITIONAL LARGE ROOF TERRACES

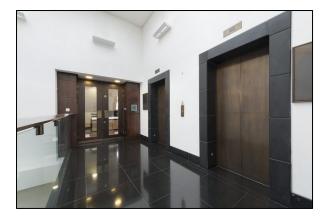
TO BE LET

LOCATION:

The offices are situated on the corner of Sloane Square and Sloane Street. The offices are within a few minutes' walk of Sloane Square underground station (District and Circle lines).



These particulars are prepared as a general outline for prospective purchasers or tenants and do not constitute nor form part of an offer or contract. They should not be relied upon as statements or representations of fact. Nothing in these particulars shall be deemed to be a statement that the property is in good condition or otherwise, nor that any services or facilities are in good working order. All rents and prices quoted are exclusive of VAT where appropriate.





	Accommodation (Net Internal Area)				
	5 th Floor 2	,146 sq ft	199.37 sq m		
AMENITIES:					
	 2 x large roof terraces Air conditioning Commissionaire 		Raised floors Metal-tile suspended ceiling 4 x demised WCs and shower		
	• 2 x 13 person passenge	er lifts •	Fitted with kitchen and me	eting room	
TERM:	The premises are available for a term expiring 28 th September 2024 at a passing rent of £215,000 per annum (£100.18 per sq ft). The rent is subject to an index linked rent review on 29 th September 2017, 2020 and 2023.				
BUSINESS RATES	£49.95 per sq ft per a	£49.95 per sq ft per annum.			
SERVICE CHARGI	£7.69 per sq ft per a	per sq ft per annum.			
EPC RATING: TBC					
LEGAL COSTS:	Each party to be resp	Each party to be responsible for their own legal costs.			
POSSESSION:	Immediate upon con	Immediate upon completion of legal formalities.			
VIEWINGS:	Strictly via sole lettin	Strictly via sole letting agents MELLERSH & HARDING			

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